



**UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEW JERSEY**

**Caption in Compliance with D.N.J. LBR 9004-1(b)**

**RAS Citron, LLC**

130 Clinton Road, Suite 202

Fairfield, NJ 07004

Telephone Number: 973-575-0707

Attorneys for Secured Creditor,

**Nationstar Mortgage, LLC**

Laura Egerman, Esq.

In Re:

Norbey M. Pareja

Debtor(s).

Order Filed on January 26, 2017  
by Clerk  
U.S. Bankruptcy Court  
District of New Jersey

Case No.: 16-18469-VFP

Chapter 13

Judge: Vincent F. Papalia

**CONSENT ORDER RESOLVING MOTION TO VACATE STAY**

The relief set forth on the following pages, numbered two (2) through (3) is **ORDERED**.

**DATED: January 26, 2017**

A handwritten signature in black ink, appearing to read "Vincent F. Papalia".

Honorable Vincent F. Papalia  
United States Bankruptcy Judge

Applicant's Counsel: RAS Citron, LLC

Debtor's Counsel: Scott E. Tanne, Esq.

Property Involved ("Collateral"): 2109 Deer Place, Denville, NJ 07834

Relief sought:

Motion for relief from the automatic stay  
 Motion to dismiss  
 Motion for prospective relief to prevent imposition of automatic stay against the collateral by debtor's future bankruptcy filings

For good cause shown, it is **ORDERED** that Applicant's Motion(s) is (are) resolved, subject to the following conditions:

1. Status of post-petition arrearages:

The Debtor is overdue for 2 months, from 12/01/2016 to 01/01/2017.  
 The Debtor is overdue for 2 payments at \$2,089.07 per month.  
 The Debtor is assessed for \_\_\_\_\_ late charges at \$\_\_\_\_\_ per month.

Funds Held in Suspense: \$1,060.62

Total Arrearages Due: \$3,117.52

2. Debtor must cure all post-petition arrearages, as follows:

Immediate payment shall be made in the amount of \$2,089.07. Payment shall be made no later than January 31, 2017.  
 Beginning on February 1, 2017, regular month mortgage payments shall continue to be made in the amount of \$2,089.07.  
 Beginning on February 15, 2017, additional monthly cure payments shall be made in the amount of \$171.41 for 6 months.  
 The amount of \$\_\_\_\_\_ shall be capitalized in the Debtor's Chapter 13 plan. The Debtor's monthly payment to the Chapter 13 Trustee is modified to be \$\_\_\_\_\_ per month for \_\_\_\_\_ months and then \$\_\_\_\_\_ for \_\_\_\_ months.

3. Payments to the Secured Creditor shall be made to the following address(es)

[X] Immediate Payment:

Nationstar Mortgage, LLC  
Attn: Bankruptcy Department  
PO Box 619094  
Dallas, TX 75261

[X] Regular monthly payment:

Nationstar Mortgage, LLC  
Attn: Bankruptcy Department  
PO Box 619094  
Dallas, TX 75261

[X] Monthly cure payment:

Nationstar Mortgage, LLC  
Attn: Bankruptcy Department  
PO Box 619094  
Dallas, TX 75261

4. In the event of Default:

[X] If the Debtor fails to make the immediate payment specified above or fails to make any regular monthly payment or the additional monthly cure payment within thirty (30) days of the date the payments are due, then the Secured Creditor may obtain an Order Vacating the Automatic Stay as to the Collateral by filing, with the Bankruptcy Court, a Certification specifying the Debtor's failure to comply with this Order. At the time the Certification is filed with the court, a copy of the Certification shall be sent to the Chapter 13 Trustee, the Debtor, and the Debtor's attorney.

[ ] If the bankruptcy case is dismissed, or if the automatic stay is vacated, the filing of a new bankruptcy case will not act to impose the automatic stay against the Secured Creditor's opportunity to proceed against its Collateral without further Order of the Court.

5. Award of Attorneys' Fees:

[X] The Applicant is awarded attorney fees of \$350.00, and costs of \$176.00.

The fees and costs are payable:

[X] Through the Chapter 13 plan.

[ ] To the Secured Creditor within \_\_\_\_\_ days.

[ ] Attorneys' fees are not awarded.

By: /s/ Christine Curran, Esq.

Christine Curran, Esq.  
*Attorney for Debtor*

By: /s/ Laura Egerman, Esq.

Laura Egerman, Esq.  
RAS Citron, LLC  
*Attorney for Secured Creditor*

**Certificate of Notice Page 4 of 4**  
**United States Bankruptcy Court**  
**District of New Jersey**

In re:  
 Norbey M Pareja  
 Debtor

Case No. 16-18469-VFP  
 Chapter 13

**CERTIFICATE OF NOTICE**

District/off: 0312-2

User: admin  
 Form ID: pdf903

Page 1 of 1  
 Total Noticed: 1

Date Rcvd: Jan 30, 2017

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Feb 01, 2017.

db +Norbey M Pareja, 2109 Peer Place, Denville, NJ 07834-3714

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
 NONE. TOTAL: 0

\*\*\*\*\* BYPASSED RECIPIENTS \*\*\*\*\*

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.  
 USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Feb 01, 2017

Signature: /s/Joseph Speetjens

**CM/ECF NOTICE OF ELECTRONIC FILING**

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on January 27, 2017 at the address(es) listed below:

Denise E. Carlon on behalf of Creditor Embrace Home Loans, Inc. dcarlon@kmllawgroup.com, bkgroup@kmllawgroup.com  
 Francesca Ann Arcure on behalf of Creditor Toyota Motor Credit nj\_ecf\_notices@buckleymadole.com  
 John R. Morton, Jr. on behalf of Creditor Ford Motor Credit Company, LLC mortonlaw.bcraig@verizon.net, donnal@mortoncraig.com;mhzlett@mortoncraig.com  
 Laura M. Egerman on behalf of Creditor Nationstar Mortgage LLC legerman@rasnj.com, gshasa@rasnj.com,bmusarra@rasnj.com,bkyecf@rasflaw.com  
 Marie-Ann Greenberg magecf@magtrustee.com  
 Patrick O. Lacsina on behalf of Creditor NATIONSTAR MORTGAGE, LLC gshasa@rasnj.com, bmusarra@rasnj.com,bkyecf@rasflaw.com,legerman@rasnj.com  
 Scott E. Tanne on behalf of Debtor Norbey M Pareja info@tannelaw.com, clerk@tannelaw.com  
 TOTAL: 7